101.0	0006	0005.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	999,400 / 999,400
					USE VALUE:	999,400 / 999,400
					ASSESSED:	999,400 / 999,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
24		GREELEY CIR, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	TERKLA MICHAEL & KELLEE
Owner 2:	
Owner 3:	
Street 1:	24 GREELEY CIRCLE
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02474 Type:

PREVIOUS OWNER

Owner 1:	DOMINGO KIRSTEN -
Owner 2:	-
Street 1:	301 SOUTH EAST 3RD STREET APT 510
Twn/City:	DANIA
St/Prov:	FL Cntry:
Postal:	33004

NARRATIVE DESCRIPTION

This parcel contains 8,240 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1960, having primarily Wood Shingle Exterior and 2240 Square Feet, with 1 Unit, 2 Baths, 1 3/4 Bath, 0 HalfBath, 10 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	8240.000	532,400		467,000	999,400
Total Card	0.189	532,400		467,000	999,400
Total Parcel	0.189	532,400		467,000	999,400

Source: Market Adj Cost | Total Value per SQ unit /Card: 446.16 | /Parcel: 446.1

Legal Description

User Acct 65459

GIS Ref

GIS Ref

Insp Date 06/08/15

Entered Lot Size

Total Land:

Land Unit Type:

!8122!

PREVIOUS ASSESSMENT

Parcel ID 101.0-0006-0005.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	532,400	0	8,240.	467,000	999,400	999,400	Year End Roll	12/18/2019
2019	101	FV	397,900	0	8,240.	473,700	871,600	871,600	Year End Roll	1/3/2019
2018	101	FV	397,900	0	8,240.	353,600	751,500	751,500	Year End Roll	12/20/2017
2017	101	FV	397,900	0	8,240.	320,300	718,200	718,200	Year End Roll	1/3/2017
2016	101	FV	397,900	0	8,240.	306,900	704,800	704,800	Year End	1/4/2016
2015	101	FV	171,000	0	8,240.	260,200	431,200	431,200	Year End Roll	12/11/2014
2014	101	FV	183,400	0	8,240.	246,900	430,300	430,300	Year End Roll	12/16/2013
2013	101	FV	183,400	0	8,240.	234,900	418,300	418,300		12/13/2012

PRINT

Date	Time
12/10/20	22:42:26

LAST REV

Date	Time
08/16/17	10:13:25
danam	

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 8122

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
DOMINGO KIRSTEN	1441 -17		8/27/2013		440,000	No	No		Filed under recorded land also. BK 62528 PG 4
SOARES STEVEN/E	1234-170		3/21/2001	Family	100	No	No		
KAPLAN ALAN	1130-120		8/5/1994		192,500	No	No		Y

USER DEFINED

Prior Id # 1:	65459
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
6/6/2017	644	Solar Pa	5,051	C				
9/23/2014	1242	Addition	300,000		9/23/2014			Renovate 1st floor
9/16/2014	1203	Demoliti	5,000		9/16/2014			Demo roof and inte

ACTIVITY INFORMATION

Date	Result	By	Name
6/8/2015	Meas/Inspect	PC	PHIL C
4/14/2009	Measured	197	PATRIOT
11/20/1999	Inspected	264	PATRIOT
11/9/1999	Mailer Sent		
10/22/1999	Measured	256	PATRIOT
8/27/1981		JK	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		8240		Sq. Ft.	Site		0	70.	0.81	5									467,041						467,000	

Total AC/HA: 0.18916 | Total SF/SM: 8240 | Parcel LUC: 101 | One Family | Prime NB Desc: ARLINGTON | Total: 467,041 | Spl Credit | Total: 467,000

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	6 - Colonial		
Sty Ht:	2 - 2 Story		
(Liv) Units:	1	Total:	1
Foundation:	1 - Concrete		
Frame:	1 - Wood		
Prime Wall:	1 - Wood Shingle		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	RED		
View / Desir:			

GENERAL INFORMATION

Grade:	C+ - Average (+)		
Year Blt:	1960	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:	G16	Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wall		% Sprinkled:	

BATH FEATURES

Full Bath	2	Rating:	Very Good
A Bath:		Rating:	
3/4 Bath:	1	Rating:	Very Good
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Very Good
A Kits:		Rating:	
Frpl:	1	Rating:	Good
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	VG - Very Good	4.6	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	4.6	%

CALC SUMMARY

Basic $ / SQ:	125.00
Size Adj.:	1.04893613
Const Adj.:	0.99989998
Adj $ / SQ:	131.104
Other Features:	116250
Grade Factor:	1.10
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	558085
Depreciation:	25672
Depreciated Total:	532413

COMMENTS

RESIDENTIAL GRID

1st Res Grid | Desc: Line 1 | # Units: 1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals | RMs: 10 | BRs: 4 | Baths: 2 | HB

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	10	4	
Totals			
1	10	4	

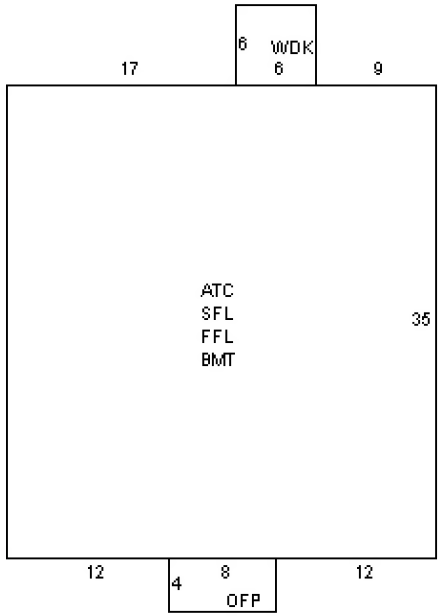
COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ: | AvRate: | Ind.Val

Juris. Factor:	1.00	Before Depr:	144.21
Special Features:	0	Val/Su Net:	139.37
Final Total:	532400	Val/Su SzAd	202.28

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
BMT	Basement	1,120	39.330	44,051
FFL	First Floor	1,120	131.100	146,836
SFL	Second Floor	1,120	131.100	146,836
ATC	Attic	392	131.100	51,393
WDK	Deck	36	16.000	576
OFP	Open Porch	32	44.000	1,408

Net Sketched Area: 3,820 | Total: 391,100

Size Ad 2632 | Gross Are 4548 | FinArea 2240

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make: | Model: | Serial #: | Year: | Color:

SPEC FEATURES/YARD ITEMS

PARCEL ID

101.0-0006-0005.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More: N | Total Yard Items: | Total Special Featues: | Total: